



STATE OF WASHINGTON
DEPARTMENT OF ECOLOGY

4601 N Monroe Street • Spokane, Washington 99205-1295 • (509)329-3400

September 12, 2006

Doug Smith
Director of Community Development
Planning and Community Development Department
City of Liberty Lake
22710 E. Country Vista Blvd.
Liberty Lake, WA 99019



Dear Mr. Smith:

Thank you for the opportunity to comment on the Determination of Nonsignificance and Adoption of Existing Document regarding the proposed 2006 Comprehensive Plan and Development Code Amendments (Proponent – City of Liberty Lake). The Department of Ecology has reviewed the documents and has the following comments:

Water Quality Program

Proper erosion and sediment control practices must be used on the construction site and adjacent areas to prevent upland sediments from entering surface water. Local stormwater ordinances will provide specific requirements. Also refer to the Stormwater Management Manual for Eastern Washington (http://www.ecy.wa.gov/programs/wq/stormwater/eastern_manual/manual.html). All ground disturbed by construction activities must be stabilized. When appropriate, use native vegetation typical of the site.

All new dry wells and other injection wells must be registered with the Underground Injection Control program (UIC) at Department of Ecology prior to use and the discharge from the well(s) must comply with the ground water quality requirement (nonendangerment standard) at the top of the ground water table. Contact the UIC staff at UIC Program, Department of Ecology, P.O. Box 47600, Olympia, WA 98504-7600, (360) 407-6143 or go to http://www.ecy.wa.gov/programs/wq/grndwtr/uic/registration/reg_info.html for registration forms and further information.

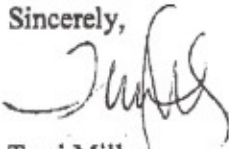
Routine inspections and maintenance of all erosion and sediment control Best Management practices (BMPs) are recommended both during and after development of the site.



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During construction, all release of oils, hydraulic fluids, fuels, and other petroleum products, paints, solvents, and other deleterious materials must be contained and removed in a manner that will prevent their discharge to waters and soils of the state. The cleanup of spills should take precedence over other work on the site. If the contractor does not know how to properly clean up a spill or wishes to check on approval of a clean up technique, please feel free to call the Department of Ecology 24-Hour Spill Response Program at (509) 329-3400 any time of day or night.

Sincerely,



Terri Miller
SEPA Coordinator
Department of Ecology
Eastern Regional Office
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E06-644; 2006-7383

Amanda Tainio

From: Doug Smith [dsmith@libertylakewa.gov]
Sent: Friday, September 22, 2006 9:41 AM
To: Amanda Tainio
Subject: FW: Rudeen Property Approval
Categories: disclaimer

-----Original Message-----

From: Scott Bernhard [mailto:scottbe@maxkuney.com]
Sent: Wednesday, September 13, 2006 3:48 PM
To: dsmith@libertylakewa.gov
Subject: Rudeen Property Approval

Hello Doug:

Please consider this formal notice of my objection to approval of the Rudeen property along Liberty Lake drive for development of 24 homesites. This area should be preserved as open space and not given an Urban designation. My understanding is that it currently has a rural designation at this time. This should not be changed. I tried to stop in to see you this morning to make sure I have my facts straight concerning the designation but you were out of the office.

Please enter this into the official record opposing approval regardless of the designation. Specific reasons are traffic congestion and protection of open spaces.

Also, please officially enter me into the record as adamantly opposed to any modification of the of the Comprehensive Plan to include anything south of Sprague as anything other than rural designation.

In general, city wide, I believe it is time to take a breath and slow down growth in the Liberty Lake area until some fundamental growth issues are addressed. These include traffic and congestion, schools, beautification, infrastructure, open space protection, etc.

Thanks

Scott Bernhard
Liberty Lake

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9/27/2006